

\$700,000 - 428 Sixmile Cove S, Lethbridge

MLS® #A2246817

\$700,000

4 Bedroom, 4.00 Bathroom, 2,006 sqft

Residential on 0.11 Acres

Southgate, Lethbridge, Alberta

A fully finished 2 storey in Sixmile - located in a quiet cul-de-sac with bonus living room, private yard and totally turn-key for you! Stepping inside the main floor there is an open concept living, dining and kitchen area complete with gas fireplace, quartz countertops, corner pantry and a convenient half bathroom just a few steps away from the entertaining area. There's a spacious bonus living room upstairs that can easily host a home office, play room, movie room or home gym! 3 bedrooms are also upstairs along with 4 piece shared bathroom, 5 piece ensuite featuring soaker tub and dual vanities and a laundry room! The finished basement offers a cozy family room, fourth bedroom, 3 piece bathroom and storage space. The deck is covered and has built-in secure storage under it, there's a stamped patio and a beautifully landscaped yard to enjoy as well! Great access to amenities and this family-friendly neighbourhood can be a great fit for you!

Built in 2011

Essential Information

MLS® #	A2246817
Price	\$700,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1



Square Footage	2,006
Acres	0.11
Year Built	2011
Type	Residential
Sub-Type	Detached
Style	2 Storey
Status	Active

Community Information

Address	428 Sixmile Cove S
Subdivision	Southgate
City	Lethbridge
County	Lethbridge
Province	Alberta
Postal Code	T1K 5V5

Amenities

Parking Spaces	4
Parking	Double Garage Attached
# of Garages	2

Interior

Interior Features	Built-in Features, Granite Counters, Kitchen Island, Pantry, Soaking Tub
Appliances	Central Air Conditioner, Dishwasher, Garage Control(s), Microwave, Range Hood, Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas
Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Garden, Private Yard
Lot Description	Back Yard, Landscaped, Lawn, Cul-De-Sac, Standard Shaped Lot
Roof	Asphalt Shingle
Construction	Vinyl Siding
Foundation	Poured Concrete

Additional Information

Date Listed	August 8th, 2025
Days on Market	1
Zoning	R-L

Listing Details

Listing Office	Grassroots Realty Group
----------------	-------------------------

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.